

SNAPSHOT of HOME Program Performance--As of 06/30/09
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): Portland Consortium

State: OR

PJ's Total HOME Allocation Received: \$71,735,589

PJ's Size Grouping*: A

PJ Since (FY): 1992

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	A	Overall
Program Progress:			PJs in State:	6			
% of Funds Committed	92.58 %	93.22 %	5	93.41 %	36		38
% of Funds Disbursed	89.52 %	88.33 %	3	84.68 %	75		67
Leveraging Ratio for Rental Activities	4.5	5.31	1	4.72	100		100
% of Completed Rental Disbursements to All Rental Commitments***	98.66 %	96.12 %	4	80.76 %	78		56
% of Completed CHDO Disbursements to All CHDO Reservations***	89.06 %	82.55 %	1	68.18 %	93		88
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	92.56 %	89.85 %	2	80.32 %	93		77
% of 0-30% AMI Renters to All Renters***	69.89 %	52.78 %	1	45.16 %	96		87
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	99.56 %	99.52 %	5	95.04 %	67		57
Overall Ranking:			In State:	1 / 6	Nationally:	100	98
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$49,082	\$43,600		\$26,037	900	Units	24.10 %
Homebuyer Unit	\$19,795	\$13,696		\$14,755	216	Units	5.80 %
Homeowner-Rehab Unit	\$9,869	\$18,961		\$20,487	24	Units	0.60 %
TBRA Unit	\$1,637	\$1,500		\$3,225	2,598	Units	69.50 %

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (202 PJs)

C = PJ's Annual Allocation is less than \$1 million (293 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Portland Consortium OR

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$109,968	\$127,692	\$9,869
State:*	\$104,786	\$114,320	\$19,369
National:**	\$92,323	\$73,745	\$23,292

CHDO Operating Expenses:
(% of allocation)

PJ:	4.3 %
National Avg:	1.1 %

R.S. Means Cost Index: 1.02

	Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:				
White:	54.9	51.4	79.2	52.6
Black/African American:	30.6	16.2	16.7	24.7
Asian:	1.1	4.6	0.0	0.7
American Indian/Alaska Native:	1.1	0.0	0.0	3.5
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.4
American Indian/Alaska Native and White:	0.1	0.0	0.0	0.3
Asian and White:	0.0	0.9	0.0	0.1
Black/African American and White:	0.0	3.2	0.0	0.2
American Indian/Alaska Native and Black:	0.1	0.0	0.0	0.1
Other Multi Racial:	1.7	1.4	0.0	1.0
Asian/Pacific Islander:	1.9	1.4	4.2	0.7

ETHNICITY:

Hispanic	8.5	20.8	0.0	15.7
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HOUSEHOLD SIZE:

1 Person:	56.7	24.5	45.8	22.4
2 Persons:	13.8	17.6	16.7	28.5
3 Persons:	10.0	17.1	8.3	24.5
4 Persons:	9.1	23.1	16.7	13.1
5 Persons:	6.0	11.6	4.2	7.2
6 Persons:	2.0	3.7	4.2	2.7
7 Persons:	1.2	1.4	4.2	1.2
8 or more Persons:	1.1	0.9	0.0	0.4

HOUSEHOLD TYPE:

Single/Non-Elderly:	32.0	24.1	25.0	23.2
Elderly:	23.9	0.9	29.2	0.8
Related/Single Parent:	24.8	34.7	16.7	59.5
Related/Two Parent:	10.6	35.2	29.2	14.5
Other:	8.5	5.1	0.0	2.0

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	12.7	0.0 #
HOME TBRA:	1.1	
Other:	18.4	
No Assistance:	67.7	

of Section 504 Compliant Units / Completed Units Since 2001 45

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Portland Consortium

State: OR

Group Rank: 100
(Percentile)

State Rank: 1 / 6 PJs

Overall Rank: 98
(Percentile)

Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 72.37%	98.66	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 49.28%	89.06	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	92.56	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 90.81%	99.56	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.070	1.7	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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